



## BOROUGH OF NAUGATUCK

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229 Church Street  
Land Use Office-2<sup>nd</sup> floor  
Naugatuck, CT 06770  
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November 10, 2015

Bill Stopper, Chair  
Neil Mascola  
April Slauson, Secretary  
Richard Cool

Wendyann Fowler, Alternate  
Matthew DeBarber, Alternate

Commissioners:

Please be advised that the Zoning Commission will hold a Public Hearing and Regular Meeting on Wednesday November 18, 2015 at **6:00 P.M.** in the Town Hall.

### **REGULAR MEETING AGENDA**

1. Call to order, pledge of allegiance and attendance will be taken. After determination of a quorum, Alternates will be designated as voting members, if necessary.
2. Executive Session with Borough Attorney to discuss Special Permit for Self-Storage facility and earth excavation activities at 1480 New Haven Road.
3. Approval of the October 21, 2015 Public Hearing and Meeting Minutes and the secretary will sign previously approved minutes.

### **PUBLIC HEARINGS**

**PUBLIC HEARING: 6:15 P.M.** for proposed text change to Section 44 of the Naugatuck Zoning Regulations, Applicant: Borough of Naugatuck

**PUBLIC HEARING: 6:30 P.M.** for proposed zone change from I-1 & I-2 to B-1 for property at 195 Water Street, Applicant: Naugatuck Train Station, LLC

**CONTINUED PUBLIC HEARING: 6:45 P.M.** for special permit application for proposed auto park on Lots 18 & 30 Raytkwich Road, Applicant: A Better Way Auto, LLC. **Public hearing opened 8/19/15; extension granted to the 11/26/15 meeting- no more extensions allowed; decision must be made by 1/30/16.**

4. **OLD BUSINESS:**

- A. Commission discussion/decision for proposed text amendments to allow for the creation of Prospect Street Design District and a zone change to the current zoning map for properties along Prospect Street, Applicant: Borough of Naugatuck. **Public hearing continued to 1/20/16 at 6:15 P.M.**
- B. Commission discussion/decision regarding special permit application for proposed auto park on Lots 18 & 30 Raytkwich Road, Applicant: A Better Way Auto, LLC
- C. Commission discussion/decision regarding proposed zone change from I-1 & 1-2 to B-1 for property at 195 Water Street, Applicant: Naugatuck Train Station, LLC

5. **NEW BUSINESS:**

- A. Accept application, refer to planning commission, set public hearing for special permit for proposed open space recreation field at Apple Hill Estates, Applicant: Borough of Naugatuck
- B. Commission discussion/decision regarding special permit for Fox Hollow Adult Community, Mill Street
- C. Ratify change of use application for dental and medical clinic at 30 Church Street.
- D. Additional items require a 2/3 vote of the Commission.

6. Chairman Report

7. ZEO Report

8. Public Comment

9. Adjournment